

Deteriorated Paint Pilot Assessment – Questions and Answers

1. How many assessments will be done?
Approximately 30 homes will be assessed over a 3-month period.
2. What homes will be targeted for these assessments?
Targeted homes will be those already qualified for DHHS rent assistance that house children less than 6 years old. These homes will be located in the 6 zip codes in the City of Rochester that have the highest number of children with elevated lead levels (14605, 14608, 14609, 14611, 14619 & 14621).
3. What type of assessments will be done?
A visual assessment of all painted surfaces will be conducted to identify any deteriorated paint. This procedure is in accordance with procedures established by the U.S. Department of Housing and Urban Development Visual Assessment Training and *HUD Guidelines: Chapter 5 Lead Based Paint Risk Assessments*.

If no deteriorated paint is found a “Lead Hazard Screen” will be conducted. A “Lead Hazard Screen” consists of limited dust sampling and more sensitive hazard identification criteria than more complex risk assessments where soil, paint and dust are sampled. If the screen indicates that lead hazards may be present, a full risk assessment may be advised. (See Lead Hazard Control HUD grant question)

4. Who will be conducting these assessments and what are their qualifications?
A Public Health Sanitarian from the Monroe County Public Health Department Childhood Lead Poisoning Prevention Program will conduct these assessments. All Sanitarians are Environmental Protection Agency certified Risk Assessors. Although the visual component of the assessment can be conducted by anyone who has taken the “HUD Visual Assessment Training”, only EPA certified Risk Assessors can perform lead hazard identification sampling for dust, soil & paint. The MCPHD Risk Assessors have from 2 – 11 years of experience conducting elevated blood lead investigations for over 2000 children with lead poisoning.
5. What is the definition of deteriorated paint?
Deteriorated paint is defined in *40 CFR 745 Lead-Based Paint Poisoning Prevention In Certain Residential Structures* as; any interior or exterior paint or other coating that is peeling, chipping, chalking or cracking, or any paint or coating located on an interior or exterior surface or fixture that is otherwise damaged or separated from the substrate.
6. What are the dust standards for a Lead Hazard Screen?
Lead Hazard Screen Evaluation dust standards:

<u>Surface</u>	<u>Pass – Negative Screen</u> (Arithmetic mean)	<u>Fail – Positive Screen</u> (Arithmetic mean)
Floor	< 25 µg/ft ²	≥ 25 µg/ft ²
Window Sill	< 125 µg/ft ²	≥ 125 µg/ft ²

EPA also sets lead dust hazard identification standards for Risk Assessments and Lead Dust Clearance, which vary from the lead hazard screen dust standards.

7. What are the consequences of the assessment?
Both the tenant and the landlord will receive notification of the assessment and will receive lead poisoning prevention literature. In addition:

Tenant-will be advised to have any children spending time in the home screened (tested) for Lead and also to keep children away from deteriorated paint. In addition, they will be advised to contact DHS if they elect to move due to concern about the potential lead hazards.

Property Owner/Landlord-will be given the MCDOPH "Lead Safe Work Practices Class" training schedule, which they can attend free of charge and will be encouraged to make their property "lead safe". They will also be encouraged to participate in the MCDOPH HUD Grant program where they can receive up to \$3500 to conduct lead hazard reduction work. They will be given information on this grant and the City of Rochester's HUD grant.

8. What is the County's HUD/Lead grant program?

The HUD grant program is available to owners of property located within the City of Rochester. Up to \$3500 will be reimbursed to property owners following the completion of lead hazard control work. It also includes a free 8-hour Lead Safe Work Practices class for the property owner and his/her worker(s).

9. Does the County offer Lead Safe Work Practices training?

Yes. The MCPHD sponsors free LSWP training 2-3 times per month. This 8-hour course is designed to teach lead safe work practices to renovators, remodelers, painters, carpenters, homeowners, landlords and those who regularly disturb lead-based paint. The course provides information on containment, minimization and cleanup of lead hazards. This course is also designed for workers who perform paint film stabilization, interim controls, or standard treatments for federally assisted activities pursuant to 24 Code of Federal Regulations (CFR) Part 35.

Completion of this course satisfies HUD requirements for interim controls training in federally assisted housing, it does not provide certification or licensing of lead inspectors, risk assessors, abatement workers or supervisors.

There is no charge for this training session but pre-registration is required by calling (585) 262-4440.